

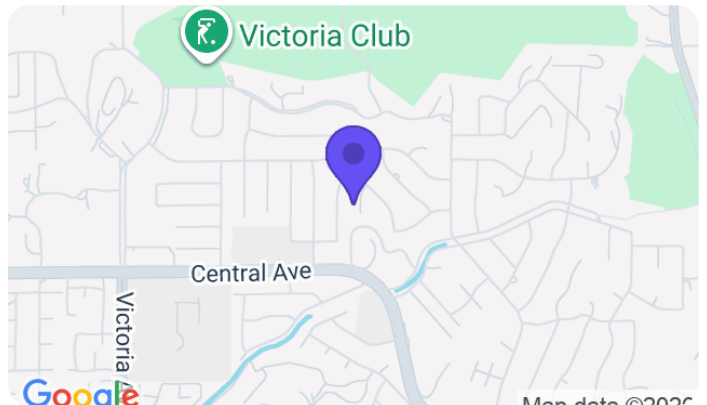
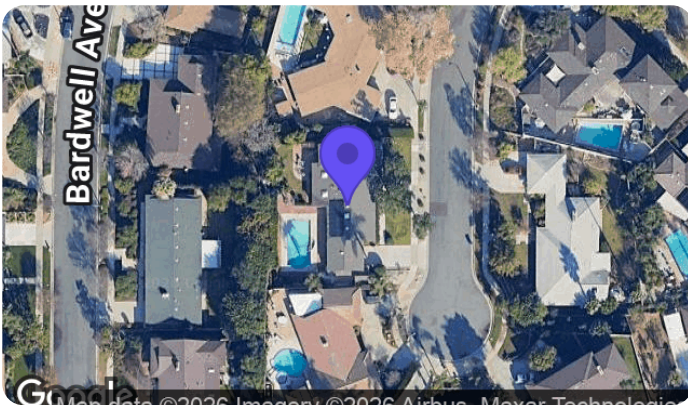
Single Family Residence

RESIDENTIAL

5281 CANDLEWICK CT

RIVERSIDE, CA 92506

\$809,191 TopHap Estimate · \$328 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,469 ft²

LIVING AREA

0.28 ac

LOT SIZE

1965

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$809K

\$787K low

\$832K high

Last Sale

\$245,000 · Jul 22, 1994

Est. Owner Equity

\$692,191

Loan-to-Value

14%

TAX & ASSESSMENT

Property Tax	\$4,555 (2025)
Assessed Value	\$419,719
Previous Assessed	\$411,490
Assessor Market Value	\$810,630

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.28
Construction	Wood (Unspecified)
Roof	Wood Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Yes

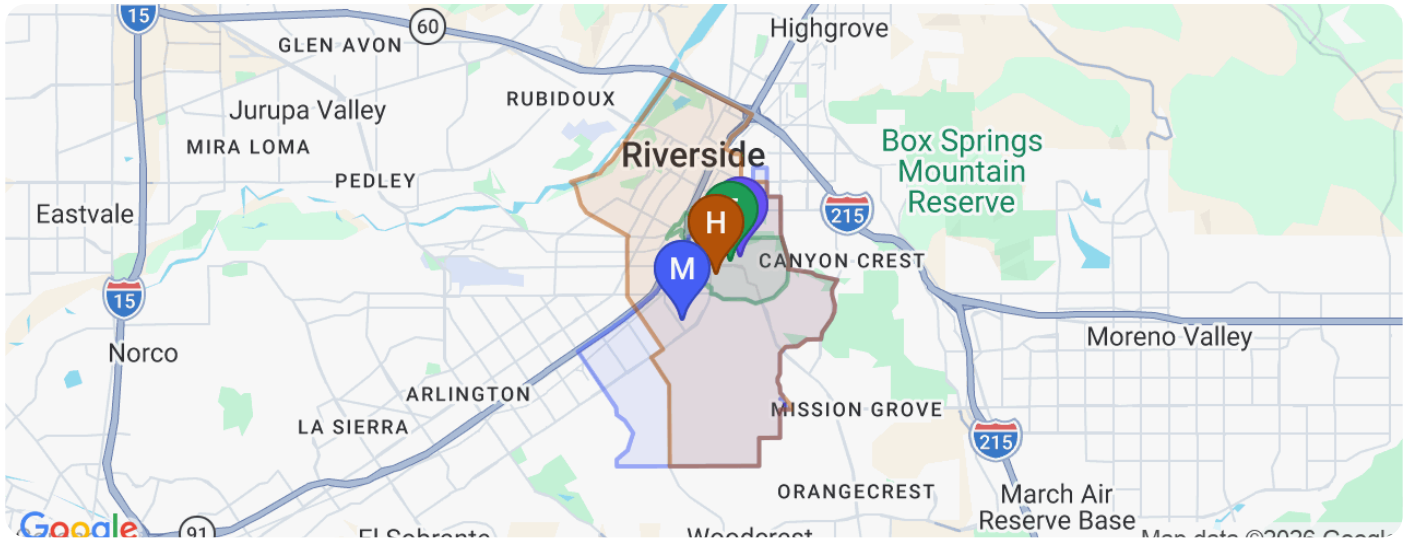
TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 10, 2015	Quitclaim	Quit Claim Transfer			
Apr 8, 2004	Quitclaim	Quit Claim Transfer			
Jul 22, 1994	Resale	Grant Deed	\$245,000	\$99	\$134K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Louisa May Alcott Elementary School	Elementary	KG–6	0.2 mi
Poly High School	High	9–12	0.5 mi
Matthew Gage Middle School	Middle	7–8	1.5 mi

District: Riverside Unified School District



Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 92506

65 CRIME INDEX	104 AIR POLLUTION	47,695 POPULATION	\$109K MEDIAN IN-COME	64°F AVG TEMP	68% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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